

ARCHITECTURAL REVIEW BOARD

November 13, 1984

MEMBERS PRESENT: Paul Cable  
Norm Dooley  
Jouett Sheeting (3)

MEMBERS ABSENT: Charlotte Stagner (1)

There being a quorum, the meeting was called to order by Acting Chairman Jouett Sheeting.

Mr. Dooley made a motion that the Minutes of the meeting of October 9, 1984 be approved as submitted. Mr. Cable seconded the motion. The motion carried unanimously.

Under old business, Board members had questions concerning signs in violation of the Zoning Ordinance. Randy Shipp, City Main Street Manager, gave the Board a handout which outlined the procedure that would be followed on signs in violation of the Zoning Regulations.

The first item of discussion was a request from Bill Crumbaugh requesting approval for a sign for property located at 210 W. Broadway. This item was deferred from the last meeting. Randy Shipp gave the staff report on this request. Mr. Shipp stated that the applicant is requesting to install a 3' x 4' sign board suspended inside the storefront display window. Mr. Shipp further stated that the sign does meet the Board guidelines. Mr. Crumbaugh was present and discussed concerns brought up at the last meeting. The two concerns mentioned were that the sign size was overpowering and that the sign was not in keeping with the downtown area. Mr. Crumbaugh submitted pictures showing other signs in the downtown area and stated he felt his sign was no larger than others in the area and that the lettering style was very similar to the others. Following further discussion, Mr. Dooley made a motion to approve the request as submitted. Mr. Cable seconded the motion. The motion carried unanimously.

The next item of discussion was a request from Milmar Associates for approval of signs for property located at 315 St. Clair Mall. Randy Shipp gave the staff report on this item and stated that the applicant requests to install two window signs for two separate uses at 315 St. Clair Mall. The first sign would be located over the entrance to the residential portion of the building and would say "Market Square, 315 St. Clair". The second sign would be located on the door of the other entrance door and would say "Marcus Gallery entrance". Both signs would consist of individual letters painted on the window surface using a gold and black motif. The size of these letters would be determined by the sign painter but would be proportionate to the size of the area. Mr. Dooley made a motion that the request be approved as submitted. Mr. Cable seconded the motion. The motion carried unanimously.

The next item of discussion was a request from Harold R. Benson for approval for exterior rehabilitation and construction of a rear deck for property located at 206 E. Third Street. Mr. Shipp gave the staff report on this item and stated that the applicant plans to convert this vacant structure into a two family dwelling. Mr. Ship stated that there are areas of siding that have deteriorated or are missing. These areas will be repaired with wooden weatherboarding to match the existing siding. Several of the windows have deteriorated. These will be removed, repaired and reinstalled. Two changes will be made to the rear of the building. In both cases, new exterior doors will provide a second means of egress to the two units. One will replace an existing window while the other will be cut into the wall of the later addition. In addition, the applicant wishes to install a wooden deck on the rear of the structure with a stairway leading down to ground level. This deck would be of wood construction with a wooden railing. Mr. Benson could not be present; however, Mr. Clayton Farmer was present to answer any questions. The Board felt the remodeling would be an improvement. Mr. Cable made a motion to approve the request as submitted. Mr. Dooley seconded the motion. The motion carried unanimously.

The next item of discussion was a request from the First United Methodist Church for approval of the demolition of a garage and the construction of an exterior handicap ramp at 211 Washington Street. Randy Shipp gave the staff report on this item and stated that the Church wishes to remove a storage area from the rear of the State Journal building. Once this is done, the new exterior wall will be finished out and painted to blend with the remainder of the building. This will then provide handicap parking as well as drop off and pick up.

In addition, an existing sidewalk will be extended along the north side of the education building to accommodate a handicap ramp. To accommodate one portion of this ramp, an opening will be cut in the firestair wall. This opening will be finished in brick with an archted top. Following further discussion, Mr. Dooley made a motion to approve the request as submitted. Mr. Cable seconded the motion. The motion carried unanimously.

The final item of discussion was a request from Clinton Don Wood for approval for exterior rehabilitation for property lcoated at 410-414 Ann Street. Mr. Shipp gave the staff report on this item and stated that there were several work areas for this project. They range from the repair of wooden windows and soffitts to the repair of two chimneys. The windows and soffitts will be repaired with wooden materials to match the original. The chimneys require more extensive work. The applicant wishes to relay them from the roof line up.


One major alteration proposed is the removal of a dormer. This dormer, located on the rear of the property, is not original to the structure. The dormer was added to facilitate a bath. The applicant wishes to return the roofline to its original configuration. In addition, the standing seam metal roof will be duplicated in the patched area.

Permission for the removal of aluminum awnings is requested. These awnings were added much later and hide the fanlight windows on the ground floor.

A newer brick addition was made during the 1950's. The applicant wishes to change the next to the last window into a doorway. A half-glass door would be installed.

Mr. Shipp stated that two letters in favor of Mr. Wood's request were received from Phillip Case and Dean Sorg, adjacent property owners. Mr. Wood stated that the building would be used for a five unit office building and the third floor would be used for storage. Mr. Wood stated that signs for the property would not be necessary. Following further discussion, Mr. Cable made a motion to approve the request as submitted. Mr. Dooley seconded the motion. The motion carried unanimously.

There being no further business to come before the Board, a motion was made by Mr. Cable to adjourn. Mr. Dooley seconded the motion. The motion carried unanimously.



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CHAIRMAN